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<i>Date</i>	29 January 2026	<i>Email</i>	eastleighdc@hants.gov.uk

For attention of Mr Chapman

Dear Sirs

**Re: DC/25/99595 At Land at Netley Firs, Kanes Hill, SOUTHAMPTON,
SO19 6AJ**

Discharge of Conditions 13&14 (Tree Protection and Arboriculture Method Statement), 15 (Levels), Condition 16 (Pedestrian Link Construction Detail), Condition 18 (Habitat Enhancement and Management), Condition 19 (Lighting), Condition 20 (Remediation), and Condition 23 and 24 (Foul and Surface Water Drainage) of Outline Planning Permission O/18/82750 (Outline application for the demolition of existing buildings and erection of 23 employment units (up to 5,905 sq.m.) with units 12-20 for Use Class B1 (b) and (c) and units 1-11 and 21-23 for Use Class B2, with associated car parking and access. Detailed matters considered: Access and layout) approved March 2021.

In regard to application DC/25/99595, with specific regard to the highway related conditions 15 (Levels), 16 (Pedestrian Link Construction Detail) and Condition 19 (Lighting), it is understood that the internal roads, footways and lighting of the development are not being put forward for adoption to HCC as Local Highway Authority. Instead, they are to remain under the control of the developers under a private management plan.

Given this, no recommendation is provided on any internal elements of the site. However, it would be suggested that in regard to all roads and footways to be provided, EBC request that a verification report is provided, produced by a suitably qualified engineer. This should confirm that all unadopted roads and footways have been built to Hampshire County Council's current adoptable construction standards (including the detail and depth of construction and build-ups).

Deputy Chief Executive and Director of Hampshire 2050
Gary Westbrook

In terms of the connections of the internal roads (access junction) and footways to the highway alongside Kanes Hill, these will need to be undertaken via a S278 agreement with HCC, where full engineering and design assessments will be undertaken accordingly. It is understood that this process has already been initiated by the developer.

Yours faithfully,

Matt Grantham
Principal Transport Planner - Highway Development Planning
Hampshire 2050